



STATE OF NEW JERSEY
DEPARTMENT OF LAW & PUBLIC SAFETY
DIVISION OF CONSUMER AFFAIRS
REAL ESTATE APPRAISERS BOARD

IN THE MATTER OF THE SUSPENSION OR :
REVOCATION OF THE CERTIFICATION OF :

PAUL M. CORTLAND

Certification No. 42RC00018500

ADMINISTRATIVE ACTION

FINAL ORDER OF
DISCIPLINE

TO PRACTICE AS A REAL ESTATE
APPRAISER IN THE STATE OF
NEW JERSEY

COPY

This matter was opened to the New Jersey State Real Estate Appraisers Board (the "Board") upon receipt of information which the Board has reviewed and on which the following findings of fact and conclusions of law are made:

FINDINGS OF FACT

1. Paul M. Cortland ("Respondent") is a certified residential real estate appraiser in the State of New Jersey and has been a licensee at all times relevant hereto.

2. The Board conducted a continuing education audit in 2006, asking a random sampling of its licensees for documentation of continuing education completed during the 2004-2005 licensing period.

3. Respondent submitted documentation in response to this audit, which was received on April 31, 2006.

4. Respondent forwarded proof of successful completion of a 7-hour USPAP course.

5. Respondent submitted documentation of having completed a total of 7 credit hours of continuing education prior to December 31, 2005.

6. Respondent certified upon his renewal application for the 2006-2007 licensure renewal period that he had completed the continuing education requirement during the previous biennial licensure renewal period.

7. Respondent certified upon his renewal application for the 2006-2007 licensure renewal period that he had completed the USPAP course.

8. Respondent is required pursuant to N.J.A.C. 13:40A-5.3, - 5.4 to have completed the equivalent of fourteen (14) classroom hours of instruction for each year during the period preceding renewal. The continuing education completed must include either a seven (7) or fifteen (15) hour USPAP course.¹

CONCLUSIONS OF LAW

1. Respondent's failure to successfully complete continuing education requirements for licensure during the 2004-2005 biennial renewal period constitutes a violation of N.J.A.C. 13:40A-5.3, - 5.4, subjecting Respondent to sanctions pursuant to N.J.S.A. 45:1-21(e) and (h).

2. Respondent's certification upon renewal for the January 1,

¹ 2004 was the last year that the 15-hour USPAP course could be used to satisfy the USPAP continuing education requirement.

2006-December 31, 2007 renewal cycle that Respondent had satisfied the continuing education requirement constitutes a violation of N.J.S.A. 45:1-21(b).

Based on the foregoing findings and conclusions, a Provisional Order of Discipline ("POD") was entered by this Board on February 26, 2007, provisionally suspending Respondent's license to practice, provisionally imposing a public reprimand, and provisionally imposing a \$1,250.00 civil penalty for the conduct as set forth above. A copy of the POD was forwarded to Respondent at his address of record via certified and regular mail. The POD stated that it was subject to finalization by the Board at 5:00 p.m. on the 30th business day following entry unless Respondent requested a modification or dismissal of the stated Findings of Fact or Conclusions of Law by submitting a written request for modification or dismissal setting forth any and all reasons why said findings and conclusions should be modified or dismissed and submitting any and all documents or other written evidence supporting Respondent's request for consideration and reasons therefor.

On or about April 19, 2011, the Board received a letter from Respondent advising that he had just become aware that a Provisional Order of Discipline had been filed on February 26, 2007. Respondent stated that he did not know why such an Order had issued and requested a copy of the Order for his review.

On or about May 16, 2011, Respondent provided copies of certificates of successful completion of 37 continuing education credits, completed in 2005, as required for the 2006-2007 biennial renewal. Respondent requested that the Board take action to close this matter.

The Board considered this matter and finds that Respondent did complete continuing education credits as required for renewal, and therefore, there was no violation of N.J.A.C. 13:40A-5.3, -5.4 and N.J.S.A. 45:1-21 (b), (e) and (h). Accordingly, the Board determined that no further proceedings are necessary and that the POD should be withdrawn in its entirety.

ACCORDINGLY, IT IS on this 31st day of August , 2011,

ORDERED that:

1. The Provisional Order of Discipline filed on February 26, 2007 shall be and hereby is withdrawn in its entirety.

NEW JERSEY STATE REAL ESTATE
APPRAISER BOARD

By: Denise M. Siegel
Denise M. Siegel
Board President